

UNITED STATES BANKRUPTCY COURT
FOR THE EASTERN DISTRICT OF PENNSYLVANIA

In re: Shanita D. Outing
Debtor

Chapter 13
Bankruptcy No. 20-10679-elf

American Advisors Group, or its Successor or Assignee
Movant

vs.

William C. Milller, Trustee
Shanita D. Outing
Respondents

ORDER

AND NOW, this 23rd day of September, 2020, it is hereby **ORDERED** that the automatic stay of Bankruptcy Code §362(a) is **MODIFIED** to permit American Advisors Group, or its Successor or Assignee, to foreclose its mortgage, and, without limitation, to exercise any other *in rem* rights it has under the mortgage or with respect to the property located at: 5841 Cobbs Creek Parkway, Philadelphia, Pennsylvania 19143, such actions may include but are not limited to selling the property at Sheriff's Sale, entering into a loan modification or signing a deed in lieu of foreclosure, and it is further,

ORDERED that Movant shall be permitted to communicate with Debtor and Debtor's counsel to the extent necessary to comply with applicable nonbankruptcy law.

Order entered by default.



Eric L. Frank
United States Bankruptcy Judge